



INDIA NON JUDICIAL
Government of Uttar Pradesh



IN-UP95242052298615V

e-Stamp
1978/24



Certificate No. : IN-UP95242052298615V
 Certificate Issued Date : 08-Dec-2023 04:22 PM
 Account Reference : SHCIL (FI)/ upshcil01/ LUCKNOW/ UP-LKN
 Unique Doc. Reference : SUBIN-UPUPSHCIL0186090110256339V
 Purchased by : NIRANJAN CHANDRA PANDEY AND SMT RUPAM PANDEY
 Description of Document : Article 23 Conveyance
 Property Description : FLAT NO. SG/G/701, 3BHK, SARGAM APARTMENT SECTOR-J
 EXTENSION, JANKIPURAM, LUCKNOW
 Consideration Price (Rs.) :
 First Party : PRABHARI ADHIKARI SAMPATTI LDA LUCKNOW
 Second Party : NIRANJAN CHANDRA PANDEY AND SMT RUPAM PANDEY
 Stamp Duty Paid By : NIRANJAN CHANDRA PANDEY AND SMT RUPAM PANDEY
 Stamp Duty Amount(Rs.) : 4,00,200
 (Four Lakh Two Hundred only)

IN-UP95242052298615V

8474



SUB REGISTERED AT LUCKNOW



प्रभारी अधिकारी (सामंति)
लखनऊ विभागाध्यक्ष
लखनऊ



IRID 0023472586

Statutory Alert:

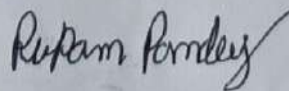
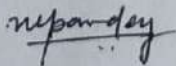
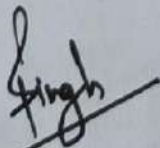
- The authenticity of this Stamp certificate should be verified at www.e-stamp.com or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
- The onus of checking the legitimacy is on the users of the certificate.
- In case of any discrepancy please inform the Competent Authority.

(2)

SALE DEED

I, PRIYA SINGH as Prabhari Adhikari (Sampatti), Lucknow Development Authority, Lucknow for and on behalf of the seller/L.D.A. and **SHRI NIRANJAN CHANDRA PANDEY** aged about 53 years S/O **SHRI KRISHNA KUMAR PANDEY** and **SMT. RUPAM PANDEY** aged about 46 years W/O **SHRI NIRANJAN CHANDRA PANDEY** resident of- B-27/62, 35-36, Lane-17, Ravindrapuri, Bhelupur, Varanasi, Sunderpur, Hindu Vishwa Vidhyalaya, Varanasi, UP-221005 as purchaser, both have executed the present sale deed in respect of Flat No. **SG/G/701, Block-G** Type of Flat **Three Bed Room** bearing super area of **147.38 Sq. Mt.** of which built-up area is **126.61 Sq. Mt.** located in Sargam Apartments with covered parking no.- **SG/G/701**, situated at Sector-J (Vistar), Jankipuram, Lucknow. In total sale consideration amount of **Rs.57,09,600/-** which includes the amount paid towards 12% freehold charges in respect of undivided proportionate share of land, vested into the demised flat, on the terms and conditions as specifically mentioned in the printed deed attached here to with plan, which forms part of this Deed. This sale deed is executed subject to the condition that if at any stage, it is established that the cost of consideration or

Cont.....3



प्रभाषी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ.

(3)

interest was not actually fully paid as was apparent from the deposit receipts, in such circumstances the purchaser shall be responsible to pay the deficit amount (including interest etc.) to Lucknow Development Authority, Lucknow. According to the G.O. N0. 645/9-AA-2-2001 dated 08.03.2001 the name of husband/wife has been included. Since the total sale consideration amount of the demised flat is **Rs.57,09,600/-** as such stamp duty worth **Rs.4,00,200/-** has been paid herewith by the purchaser according to the G. O. No. Ka.Ni.-7-440/11-2015-700(111)/13 Lucknow Dated 30.03.2015. Possession of the demised flat will be given after it's registry.

Description of property here by sold through this document .

Type of property **Three Bed Room**

Flat No. **SG/G/701**

Super Area **147.38 Sq. Mt.**

Built-up Area **126.61 Sq. Mt.**

Name of Apartment-**Block-G, Sargam Apartment,**

Sector-J (Vistar), Jankipuram, Lucknow.

Cont.....4

m.pandey

Prasanna Pandey

Singh
प्रमाणी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

(4)

Boundaries where of are as under in Sargam

Apartment:-

ADJOINING- : LIFT

ON TOP : SG/G/801/3BHK

AT BOTTOM : SG/G/601/3BHK



1- Witness

Name :-Anwar Abbas

Age :- 57 Years

Father's Name :- Late Abbas Husain (Seller)

Occupation :-Service

Address :-L.D.A.

Singh
Prabhari Adhikari (सम्पत्ति),
प्रभाषी अधिकाारी (सम्पत्ति)
लखनऊ विक्रम प्रोचिफर
Seller on behalf of
लखनऊ L.D.A.



2-Witness *Divya Pandey*

Name :-*Divya Pandey*

Age:- 22 Years

Father 's Name :-*Niranjana Chandra Pandey*

Occupation : *Software Engineer*

Address : *B-27/62, 35-36, Lane 17, Purchaser*

Bhaskar Bhawan, Ravindrapur

Varanasi-221005 (U.P.) Pan No: ANOPP0287B

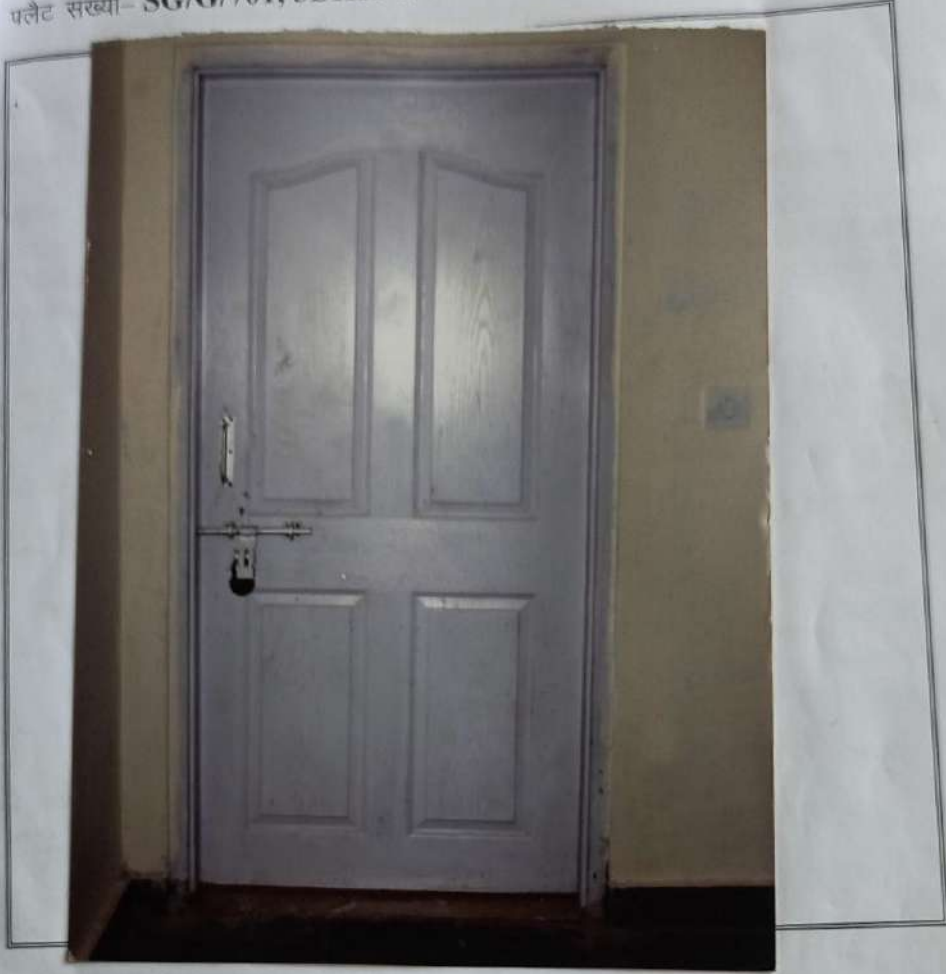
1- *m/pandey*

2- *Rupam Pandey*



m/pandey
Rupam Pandey
Scheme Asst./Deed Preparer

आवंटी का नाम- SHRI NIRANJAN CHANDRA PANDEY & SMT. RUPAM PANDEY
फ्लैट संख्या- SG/G/701, 3BHK सरगम अपार्टमेंट सेक्टर-जे, विस्तार जानकीपुरम



विक्रेता की ओर से
~~प्रभास अधिकारी (सम्पत्ति)~~
लखनऊ विकास प्राधिकरण,
लखनऊ।
प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

(क्रेता)

rupam pandey

Rupam Pandey

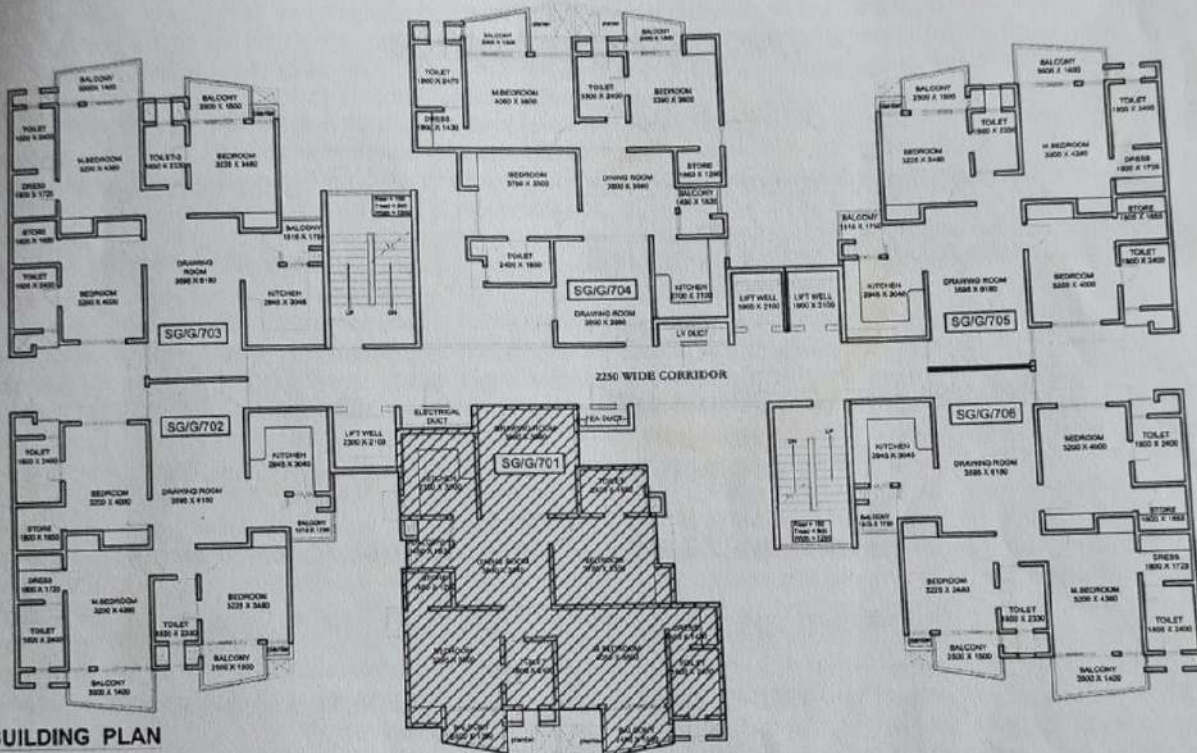
LUCKNOW DEVELOPMENT AUTHORITY

SITE TO SRI/SMT. : निर्वाह...
 PLOT/HOUSE NO. : SG/G/701/3BHK
 BUILT UP AREA : 126.61 SQ.MT.
 SUPER AREA : 147.38 SQ.MT.

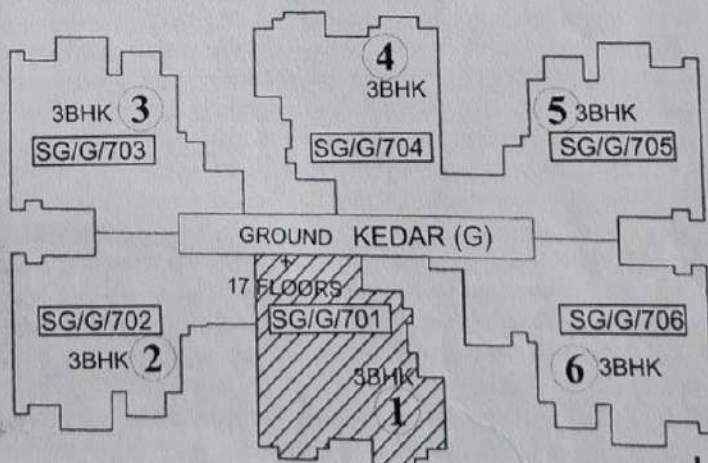


BOUNDARY :
 ADJOINING :LIFT.....
 ON TOP : SG/G/801/3BHK.....
 AT BOTTOM : SG/G/601/3BHK.....

SARGAM APARTMENTS AT , SEC.-J (VISTAR) ,JANKIPURAM SCHEME ,LUCKNOW.



BUILDING PLAN



LAY OUT PLAN

Singh
 प्रभारी अधिकारी (सम्पत्ति)
 लखनऊ विकास प्राधिकरण
 लखनऊ

REF. FILE NO.. 889 /C.T.P./INDEX/2018
 THIS DRAWING HAS BEEN PREPARED AS PER REPORT AND AREA CHART GIVEN BY E.E. -05, BY LETTER NO. 782/A.A. ZONE -5 /2017-2018 , ON DATED 30-01-2018 .

DATE :-
 26/03/2018

THIS SITE PLAN HAS BEEN PREPARED ON THE BASIS OF NUMBERING PLAN VERIFIED BY E.E. ZONE -05 & DRAWINGS PROVIDED BY THE ARINEM CONSULTANCY SERVICES PVT. LTD. OF SARGAM APARTMENT GROUP HOUSING SCHEME, AT SECTOR-J (VISTAR) JANKIPURAM SCHEME.

THE PROJECT WAS APPROVED BY VICE CHAIRMAN IN TECHNICAL COMMITTEE DATED 18-06-2011 ON ITEM NO. 22 ,JANKIPURAM SEC.-J (VISTAR) SARGAM APARTMENT GROUP HOUSING SCHEME.



AMAR SINGH
 DRAUGHT'S MAN

T.P. Singh
 T.P. SINGH
 T.P.

परमदीप कुमार परमदीप



LUCKNOW DEVELOPMENT AUTHORITY

Ward : **Sector-J (Vistar) Jankipuram**

Consideration amount : **Rs. 57,09,600.00**

Stamp Paid : **Rs. 4,00,200.00**

V-code :

SUMMARY OF SALE DEED

1. Type of Land

Group Housing

2. Ward/Pargana

Sector-J (Vistar) Jankipuram

3. Mohalla/Village

Sector-J (Vistar) Jankipuram

4. Details of Property

Lucknow

Flat No. **SG/G/701/3BHK**

5. Unit of Measurement in

Sq. meter

6. Built-up area of demised Flat : **126.61 sq. meter**

7. Super area of demised Flat : **147.38 sq. meter**

8. Proportionate share of **X** sq. meter

Un-divided land

9. Type of Property

Residential Flat

10. Status-Finished/Semi Finished : **Finished**

Impounded

Rupam families

प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

BOUNDARIES of the Demised Flat No. : SG/G/701/3BHK

On Top **SG/G/801/3BHK**

At Bottom **SG/G/601/3BHK**

Adjoining **LIFT**

Number of First Party (1)

Details of the Seller

**LUCKNOW DEVELOPMENT AUTHORITY, through Prabhari Adhikari
Sampatti, Vipin Khand, Gomti Nagar, Lucknow**

Number of Second Party (2)

Details of the Purchaser/s

**1. Name : SHRI NIRANJAN CHANDRA PANDEY
Father/Husband : SHRI KRISHNA KUMAR PANDEY
Address : B-27/62, 35-36, Lane-17, Ravindrapuri, Bhelupur,
Varanasi, Sunderpur, Hindu Vishwa Vidhyalaya, Varanasi, UP-
221005.
PAN No. ANOPP0287B**

**2. Name : SMT. RUPAM PANDEY
Father/Husband : SHRI NIRANJAN CHANDRA PANDEY
Address : B-27/62, 35-36, Lane-17, Ravindrapuri, Bhelupur,
Varanasi, Sunderpur, Hindu Vishwa Vidhyalaya, Varanasi, UP-
221005.
PAN No. FNVPP5853H**

SALE - DEED

**THIS SALE DEED entered between LUCKNOW DEVELOPMENT
AUTHORITY a body Corporate constituted U/s 4 of the U.P. Urban Planning
& Development Act, 1973, having its head office at Pradhikaran Bhawan,
Vipin Khand, Gomti Nagar, Lucknow, represented through its Prabhari
Adhikari Sampatti (hereinafter referred to as the "Lucknow Development
Authority/Seller" which expression unless repugnant to the context shall
always mean and include the Seller/L.D.A. itself, its executors,
administrators, legal representatives and assigns) on the **ONE PART****

(2)

Niranjana Pandey
Rupam Pandey

Singh

**प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण**

AND

(1) **SHRI NIRANJAN CHANDRA PANDEY** aged about 53 years, Son of/Daughter of/wife of **SHRI KRISHNA KUMAR PANDEY** and

(2) **SMT. RUPAM PANDEY** aged about 46 years, Son of/Daughter of/wife of **SHRI NIRANJAN CHANDRA PANDEY** resident of Address : **B-27/62, 35-36, Lane-17, Ravindrapuri, Bhelupur, Varanasi, Sunderpur, Hindu Vishwa Vidhyalaya, Varanasi, UP-221005.**

(hereinafter referred to as "**PURCHASER/s**") which expression unless repugnant to the context shall always mean and include the Purchaser him/her/themselves, his/her/their heirs, successors, legal representatives and assigns) on the **OTHER PART**.

WHEREAS the Seller Lucknow Development Authority has acquired the land under Sector-J (Vistar) Jankipuram Scheme, Lucknow in the interest of public at large under the provisions of Land Acquisition Act, 1894 and amongst other has developed the Jankipuram Yojana, and as such, the seller is the lawful and bonfide owner and possession holder of the land in question, which is free from all encumbrances;

AND WHEREAS, to feed up the growing need of the public for residential purposes, the seller has launched the Scheme named "Sargam Apartment" Sector-J (Vistar) Jankipuram Scheme, Lucknow for construction of Multi-storied Residential Apartments of different categories, which has been got constructed by the Seller through reputed Builder.

AND WHEREAS upon the application moved by the purchaser, one residential flat in Jankipuram Scheme, Kursi Road, Lucknow was allotted by the Seller to the Purchaser, full description whereof has been detailed in "Schedule of Property" given at the foot of this deed.

AND WHEREAS the purchaser has paid the required amount in respect of property in question to the Seller and has now requested for execution of sale deed.

HENCE THIS SALE DEED WITNESSES AS UNDER

1. That in consideration to the covenants given through this deed by the Purchaser including the price of undivided share of land into the property in his favour with freehold charges, and the cost of structure having paid by the Purchaser as detailed in 'Schedule of Payment' given at the foot of this deed, the Seller has fully assigned, sold transferred and conveyed the demised flat, including undivided proportionate share

(3)

Niranjan Pandey

Rupam Pandey

Singh

प्रमारी अधिकारी (सम्पत्ति)

लखनऊ विकास प्राधिकरण

लखनऊ

of land into the property belonging to the aforesaid allotted flat, which description of demised property has been detailed in 'Schedule of Property' given at the foot of this deed, in favour of the Purchaser forever, free from all encumbrances, for residential purposes, to have, hold use, possess and enjoy the same as absolute owner thereof subject to covenants, terms and conditions of this deed.

2. That the possession of demised property has been delivered by the seller to the purchaser through this deed. And the purchaser has acknowledged the same in full and satisfactory condition in every manner.

3. That the purchaser shall use the demised property for residential purposes only, and the same shall not be used for any trade, business and commercial purposes, in violation to the residential land use.

4. That the terms and conditions of the allotment letter, including the terms as contained in the registration booklet for allotment, shall also be equally applicable.

5. That since the demised property is located within Multi-storey Group Housing Residential Apartment, as such the provisions of the Uttar Pradesh Apartment (Promotion of Construction, Ownership and Maintenance) Act, 2010 shall be fully applicable and the rights and duties of the owners/occupiers of the flats, including the demised property shall always be governed under the aforesaid Act.

6. That since the demised property is a Multi-storey Group Housing Residential Apartment, as such each flat owner shall possess the ownership rights pertaining to his own flat, coupled with the duties and obligations to be performed by the apartment owners, as contained in the U.P. Act No. 16 of 2010.

7. That the purchaser shall have right to use the common areas and facilities like other occupiers/owners of the flats, but nobody shall have any individual right to make separation of the same. And likewise any obstruction, nuisance, any construction either temporary or permanent nature in the common areas, including staircase and lobby etc., shall be strictly prohibited. In case of violation of the same, the penalty shall be imposed against wrong doer in accordance with discretion of the Vice Chairman, L.D.A. or any other Authority which may be declared as Competent Authority under the rules framed under the law.

(4)

nependey
Poojita Pandeey

Singh

प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण

लखनऊ

That all common areas like lobby, staircase, terrace, ground lawn and all other space which is under common use including common amenities like lift, fire equipment, power backup and entire management of common space and common areas, machines, tools, assets which are used and required in maintaining the common area and common space in the constructed block, wherein the demised flat is located, shall be maintained and managed by the Seller for three years from the date of completion of the Multi-storey Group Housing Residential Apartment Building, for which the monthly charges @ Re 1/- per sq.ft. have been charged separately.

9. That a 'Society' shall be formed and constituted out of the Flat Owners of the concerned residential apartment block building and each flat owner shall compulsorily be the member of the aforesaid Welfare Society, which shall be registered according to law and the Committee constituted out of the said Welfare Society, shall have legal right and duty bound to maintain the common areas and common space and common amenities of the concerned residential apartment building, who shall have legal right to take over the maintenance work including the amenities from the Seller, within three year maximum period, as mentioned here in above paragraph.

10. That owner/occupier of each flat shall be bound to make payment of maintenance charges on the super area to the Maintaining Agency per month as may be demanded by L.D.A. However the aforesaid rate shall always be subject to revision from time to time, as may be fixed by the Maintaining Agency in this regard.

11. That all dispute pertaining to rights, title and interest including the obligation and duties or any other thing except criminal arising out of or in connection with the present deed, between the Seller and Purchaser shall always be decided by way of arbitration by referring the disputes to the Arbitrator, appointed by the vice chairman Lucknow Development Authority. And the decision given by such Arbitrator shall be final and binding upon both the parties.

12. That in any case, it is further clarified that all disputes shall be subject to jurisdiction of the courts situated within the territory of District Lucknow, Uttar Pradesh only.

(5)

m.pandey

Poojan Pandey

Singh

प्रमारी अधिकारी (सम्पत्ति)

लखनऊ विकास प्राधिकरण

लखनऊ

13. That as and when the JANKIPURAM SCHEME is handed over by the Lucknow Development Authority to the Lucknow Municipal Corporation and the House Tax and Water Tax imposed by the Nagar Nigam, Lucknow then for payment of the aforesaid charges, each flat holder shall be liable to make payment of the same, directly to the Nagar Nigam pertaining to his own separate flat, till then the aforesaid charges in form of maintenance and water charges can be charged by Maintaining Agency. The owner will be liable to pay the said charges.

14. That the Purchaser shall have legal right to get his name mutated in respect of the demised property/flat apartment, in the records maintained by the Local authority or in the records of any Government Agency, where-so-ever the Purchaser may deem fit and proper to do so as the case may be.

15. That the purchaser shall neither do, nor cause to be done any such destruction, construction or any other thing, which may cause damage to the roof and floor of the demised flat. Fifty Percent depth of the periphery walls shall belong to the concerned flat owners. But the flat owner shall have no right to cause destruction to the said walls.

16. That the necessary work relating to maintenance, repair and modification or relocation of the common areas and facilities and the making of any addition or improvements thereto, shall be carried out only in accordance with the provisions of the U.P. Act No. 16 of 2010 rules and bye-laws.

17. That the Maintaining Agency/the Association of Apartment Owners shall have the irrevocable right to be exercised by the Board or Manager to have access to each apartment from time to time during reasonable hours for the maintenance, repairs or replacement or any of the common areas or facilities therein or accessible there from or for making emergency repairs therein necessary to prevent damage to the common areas and facilities or to any other apartment or apartments.

18. That each apartment owner shall comply strictly with the bye-laws and with the covenants, conditions and restrictions set forth in the Deed of Apartment and failure to comply with any of them shall be a ground for action to recover sums due for damages or for injunctive relief, or both, by the Manager or Board on behalf of the Association of Apartment Owners or in a proper case, by an aggrieved apartment owner.

(6)

Mpandey
Rupam Pandey

Singh

प्रभारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण

19. That no apartment owner shall do any such work, which would be prejudicial to the soundness or safety of the property or reduce the value thereof or impair and easement or heriditament or shall aid any material structure or excavate any additional basement or cellar or alter the external façade, without first obtaining the consent of all the apartment owners.

20. That the common areas and facilities shall not be transferred and remain always undivided and no apartment owner or any other person shall bring any action for partition or division of any part thereof, and any covenant to the contrary shall be void.

21. That each apartment owner may use the common areas and facilities in accordance with the purposes for which they are intended without hindering or encroaching upon the lawful rights of the other apartment owners. And he shall have no right to cause obstruction of any kind upon the common areas. If the purchaser violates then the obstruction so caused shall be removed and purchaser shall also be liable for fine and any penalty imposed by the Competent Authority.

22. That all expenses pertaining to execution and registration of this deed like payment of stamp duty and other miscellaneous and incidental charges thereto shall be borne by the purchaser.

23. The physical possession of the flat has to be taken over with in a maximum period of three months from the date of registry, otherwise it will be treated as self possession after the stipulated date and the flat will be handed over on "As is where is" basis.

SCHEDULE OF PROPERTY HEREBY SOLD TO THE PURCHASER

In SARGAM APARTMENT, Sector-J (Vistar), Jankipuram Scheme, Kursi Road, Lucknow, Multi Storey Group Housing Residential Apartment, Flat No. SG/G/701, 7th Floor, bearing built-up area 126.61 sq. meters and super area whereof is 147.38 sq. meter, including undivided proportionate share of freehold land into the building, which flat has been delineated and marked with Red Colour in the annexed Map Plan which forms part of this deed. Boundaries of which Flat are mentioned below

BOUNDARIES OF THE DEMISED FLAT:

- On Top SG/G/801/3BHK
- At Bottom SG/G/601/3BHK
- Adjoining LIFT

(7)

Munawar
Rehana Rindley

High

प्रमारी अधिकारी (सम्पत्ति)
लखनऊ विकास प्राधिकरण
लखनऊ

आवेदन सं०: 202400821014070

बही सं०: 1

रजिस्ट्रेशन सं०: 1978

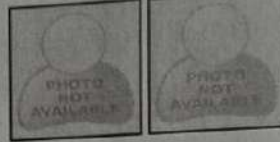
वर्ष: 2024

निष्पादन लेखपत्र वाद सुनने व समझने मजमुन व प्राप्त धनराशि क प्रलेखानुसार उक्त

विक्रेता: 1

इस बात से संतुष्ट हो जाने पर कि इस लेखपत्र का निष्पादन सुश्री लखनऊ विकास प्राधिकरण लखनऊ द्वारा प्र०अ०स० प्रिया सिंह, पुत्री श्री -

ने अपने पद के अधिकार से किया है इसलिए उनकी उपस्थिति और हस्ताक्षरों की आवश्यकता नहीं है और लेखपत्र रजिस्ट्रीकरण के लिए स्वीकार किया गया।



क्रेता: 1

श्री निरंजन चन्द्र पाण्डेय, पुत्र श्री कृष्ण कुमार पाण्डेय

निवासी: बी 27/62 35-36 लेन 17 रविन्द्रपुरी भेलूपूर वाराणसी सुन्दरपुर हिन्दू विश्व विद्यालय वाराणसी यूपी

व्यवसाय: अन्य

क्रेता: 2

mpandey



श्रीमती रूपम पाण्डेय, पत्नी श्री निरंजन चन्द्र पाण्डेय

निवासी: बी 27/62 35-36 लेन 17 रविन्द्रपुरी भेलूपूर वाराणसी सुन्दरपुर हिन्दू विश्व विद्यालय वाराणसी यूपी

व्यवसाय: अन्य

ने निष्पादन स्वीकार किया। जिनकी पहचान

पहचानकर्ता: 1

Rupam Pandey



श्री कैलाश कुमार सिंह योजना सहायक, पुत्र श्री स्व० तेज बहादुर सिंह

निवासी: एलडीए

व्यवसाय: नौकरी

पहचानकर्ता: 2

Kailash Singh



सुश्री दिव्या पाण्डेय, पुत्री श्री निरंजन चन्द्र पाण्डेय

निवासी: बी 27/62 35-36 लेन 17 रविन्द्रपुरी भेलूपूर वाराणसी सुन्दरपुर हिन्दू विश्व विद्यालय वाराणसी यूपी

व्यवसाय: अन्य

Divya Pandey

ने की। प्रत्यक्षतः भद्र साक्षियों के निशान अंगूठे तिथिमानुसार लिए गए हैं। टिप्पणी:



रजिस्ट्रीकरण अधिकारी के हस्ताक्षर

उप निबंधक: श्रीर द्वितीय

लखनऊ
23/02/2024

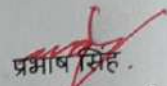
नमिन्वा श्रीप्रस्तव
निबंधक निषिक लखनऊ
23/02/2024

प्रिंट करें

आवेदन सं०: 202400821014070

बही संख्या 1 जिल्द संख्या 27368 के पृष्ठ 233 से 260 तक क्रमांक 1978 पर
दिनांक 23/02/2024 को रजिस्ट्रीकृत किया गया।

रजिस्ट्रीकरण अधिकारी के हस्ताक्षर


प्रभाष सिंह

उप निबंधक सदर द्वितीय

लखनऊ

23/02/2024

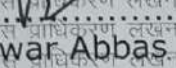
प्रिंट करें



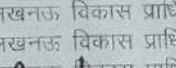
WITNESS WHEREOF, PRIYA SINGH, as Prabhari Adhikari
Lucknow Development Authority, Lucknow for and on behalf of
Seller/LDA and SHRI NIRANJAN CHANDRA PANDEY & SMT. RUPAM
as Purchaser in person, both have appended their hands to these
in presence of the witnesses on the day, month and year
mentioned below

Lucknow
Dated:

Witnesses:-

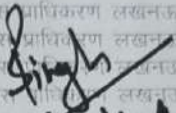
1. Signature: 
Name :- Anwar Abbas

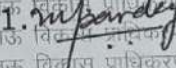
Father's Name :- Late Abbas Husain
Address :- L.D.A.

2. Signature: 
Name: Divya Pandey

Father's Name: Niranjana Chandra Pandey
Address: B-27/62-38-36 Lane 17

Bhaskar Bhasaran Ravindrapun
Naranjan-221055 G.P.

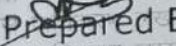

For and on behalf of the
Seller/LDA (सप्राभारी अधिकारी)

1. 
Rupam Pandey

2. 
Rupam Pandey

Purchaser

PAN No. ANOPP0287B

Prepared By: 
Rupam Pandey